

A meeting of the Jasper County Plan Commission was held Monday, September 24, 2012 at 7:00 pm in the Commissioners' Room of the Jasper County Courthouse, Rensselaer, Indiana. Members present: Sandra Putt, Jim Walstra, Justin Rodibaugh, Bryan Overstreet, John Korniak, Vince Urbano, Jim Martin and Charles Hamstra. Also present: Todd Sammons, Randle and Sammons, Administrative Attorney; Kelli Standish, Secretary. Absent was: Don Miller and Mary Scheurich.

Meeting was called to order by Board President Sandra Putt. The first order of business was the call for approval of the August 2012 minutes.

Vince Urbano made the motion to approve the August 2012 minutes. Motion was seconded by John Korniak and carried unanimously.

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Subdivision

Cause#PC-10-12

Applicant: Doris Scriptor – Linda Lowry POA

Location : Sec.3-29-7 – Newton Twp. – 900W. N. of 200S. E-side

Use: Secondary Approval for a 2-lot subdivision

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Jim Walstra made the motion to grant secondary approval for the 2-lot subdivision. Motion was seconded by Jim Martin and carried unanimously.

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Rezone

Cause#PC-11-12

Applicant: Klime Pejoski

Location : Sec.21-31-6 – Walker Twp. – 800N. E. of 400W. S-side

Use: Rezone A-1 to A2 – Future Subdivision

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Public hearing held pursuant to notice published September 13, 2012 in the Rensselaer Republican, a daily newspaper of general circulation printed and published in Jasper County, Indiana; also pursuant to notice to adjacent landowners given by certified mail, return receipts requested. All as shown by the affidavit of Melissa Blankenship, Clerk of the Rensselaer Republican, and return receipts submitted by the applicant.

Alex Kutnovski, representing the applicant stated that they are requesting to rezone 20 acres from A1 to A2 so they can then subdivide the property into a 2 lot subdivision. The lots will be 10 acres in size.

Sandra Putt asked if anyone present had any opposition to the application.

Jack Caldanaro was present and stated that he owns property adjacent to the application. He wanted to know how many homes they are proposing to build on the property.

Alex Kutnovski replied that he would like to build a home on one of the lots and he is not sure if another home will ever be built on the other lot.

Jack Caldanaro replied that he is not opposed to one home being built in the area.

Alex Kutanovski stated that they are looking at building a 4,000 sq. ft. ranch home on a basement. So there will be no modular homes built on one of the lots.

Jack Caldanaro replied that he didn't think a basement should be built there because it is lower than the other properties.

Alex Kutanovski replied that he is leaving that up to the soils test and what the builder says.

Vince Urbano stated that this property is approximately 3 to 4 feet lower than the surrounding properties.

Alex Kutanovski replied that he would like to dig a pond on the property if he is able to, but he will have to see how the soils are.

John Korniak made the motion to recommend approval for the rezone from A1 to A2 to the Board of County Commissioners. Motion was seconded by Bryan Overstreet and carried unanimously.

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Rezone

Cause#PC-12-12

Applicant: Brian Tyler

Location : Sec.33-27-7 – Carpenter Twp. – 1900S. W. of 880W. N-side

Use: Rezone A1 to A2

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Brian Tyler was present and stated that his parents own 39 acres and they would like to rezone the property from A1 to A2 so he can build a home on approximately 2 acres. The A1 zoning district requires you to have 10 acres with 400ft. of road frontage and they do not want to take that much land out of his parent's property. That is why they want to rezone the property to A2 where you only need 2 acres with 250ft. of road frontage.

Sandra Putt asked if anyone present had opposition to the application. There was none.

Jim Walstra made the motion to recommend approval for the rezone from A1 to A2 to the Board of County Commissioners. Motion was seconded by Vince Urbano and carried unanimously.

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Upon motion duly made and seconded, meeting was adjourned.

A TRUE RECORD;

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Sandra Putt, President